

A NEW WAVE IN
Living.



SIERRA VISTA

Live Conveniently

Sierra Vista is a new wave of living that combines location advantages with engaging recreation. The first phase includes The Island Amenity Village with a robust Lazy River and year-round water attractions. A group of some of the area's best builders present beautiful designs and plenty of floorplan options. Upgraded technology is standard in every home, along with the added peace of mind of living in gated and monitored neighborhoods. All this and a prime location on Hwy. 288 has made Sierra Vista one of the fastest growing communities in Houston.



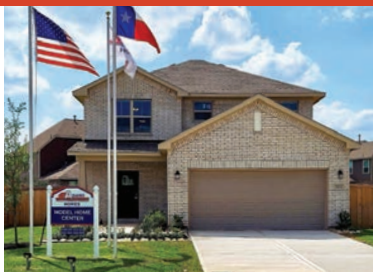
OUR FAMILY OF BUILDERS

- ★ **Model Home Park**
 - Adams Homes
 - Anglia Homes
 - CastleRock Communities
 - Davidson Homes
 - Meritage Homes
- ★ **Future Townhomes**
 - HistoryMaker Homes
- ★ **Terrata Homes**
- ★ **Model Home Park**
 - CastleRock Communities
 - Colina Homes
 - Smith Douglas Homes
 - Willow at Sierra Vista
 - Clay Residential - Rental Homes
- ★ **Alterra Homes** (rental)



New Homes
HIGH \$200s - \$500s

- ★ **Future Residential**
- **Commercial**
- **Greenbolt Trails**
- ★ **Dog Park**
- ★ **Future Daycare**
- ★ **Future Montessori School**
- ★ **Delbra Nichols-Wilma Mock Elementary School**
- ★ **The Island Amenity Village COMING SOON!**
 - Lazy River
 - Splash Pad
 - White Sand Beach
 - Resort-Style Pool
 - Clubhouse
 - Playground
- ★ **Fire Station**





THE ISLAND

AMENITY VILLAGE

NOW UNDER CONSTRUCTION!

Lazy Days Ahead!

Sierra Vista residents will be able to float their cares away year-round at The Island Amenity Village, a complex filled with fun things to do!

Coming in late 2024, The Island Amenity Village will bring you the best of both worlds — a heated lazy river with a sandy beach. This hybrid concept will be the first of its kind in the Houston area, and it will delight and entertain in a refreshing new way. Float along the rambling river or build a sandcastle on the shore — it all adds up to a perfect way to switch gears when the time is right.



AMENITY VILLAGE FEATURES

- | | | |
|---------------------|------------------|-----------------------|
| 1 Basketball Court | 9 Lazy River | 14 Bocce Ball Court |
| 2 Playground | 10 Beach Walk In | 15 Pickleball Court |
| 3 Restroom/Pavilion | 11 Sand Beach | 16 Clubhouse Pad Site |
| 4 Sports/Open Space | 12 Tennis Court | |
| 5 Splash Pad | 13 Shade | |
| 6 Oasis Pool | | |
| 7 Cabana | | |
| 8 Hammock Area | | |



About the Developer

Since its inception in July 2007, Starwood Land has acquired more than 44,000 homesites in over 90 communities in 11 states and has developed and sold more than \$2.5 billion of residential land and homesites.

This drawing depicts conceptual landscape improvements. For illustrative purposes only. Final design solutions are subject to change. Conceptual rendering. Subject to change without notice. 01/24.

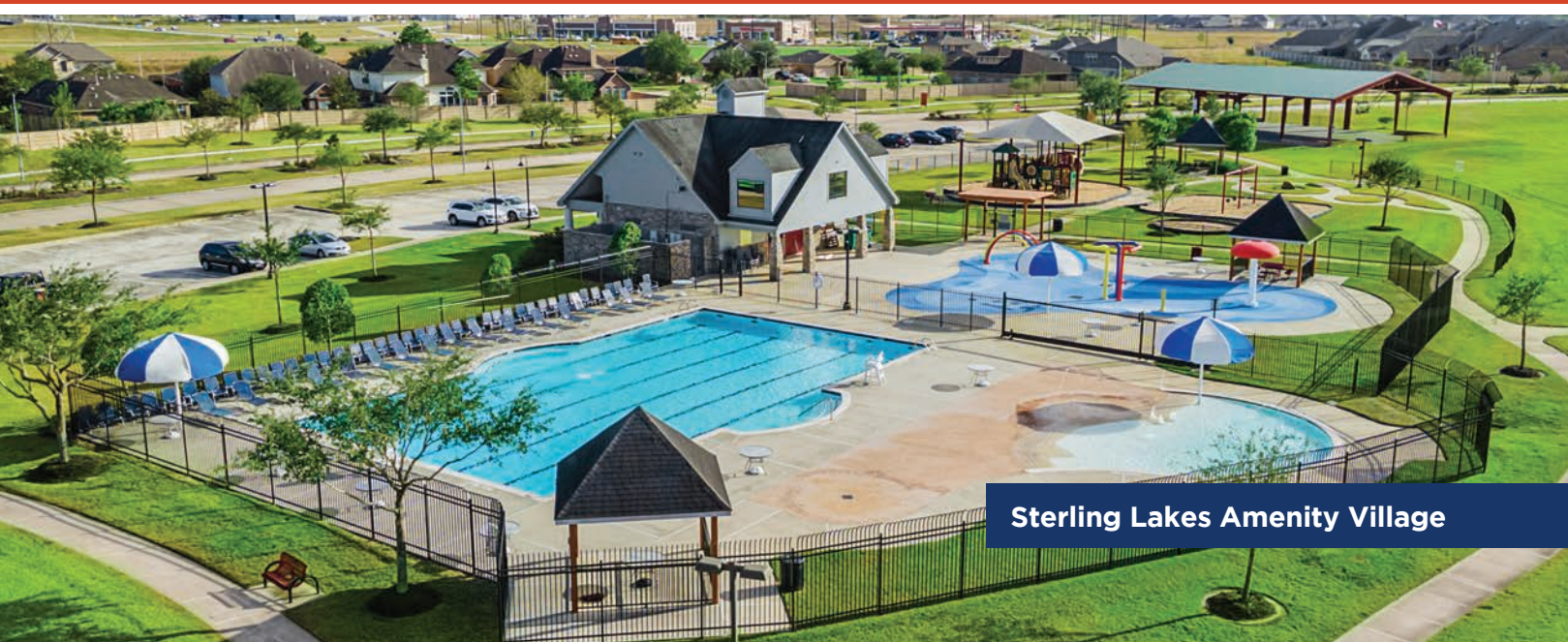


The fun starts **NOW!**

In addition to the beautifully landscaped neighborhood parks, a dog park and open playing fields, residents of Sierra Vista have access to all the amenities in sister-neighborhood Sterling Lakes. The main attraction is the 8-acre Amenity Village, open year-round and perfect for all kinds of families. A second recreation facility, located in the western side of the community, offers a lakeside vista from the pavilion, surrounded by popular splash and play features.

Amenities shared with Sterling Lakes include:

- Junior Olympic Pool
- Poolside Cabana
- Splash Pad Texas Water Park
- Recreation Center
- Exercise Facility
- Hike-and-Bike Trails
- Resident-Only Activities
- Sand Volleyball Court



YOUR PATH TO *Adventure*

The GreenBoLT™ will wind through the community and provide a journey that's almost as exciting as the destination. Whether it's visiting neighbors, going for a run or bolting to the pool, the GreenBoLT can take you there. The trail is outfitted with safety features like 12-foot-wide, safety markers and carefully designed intersections. You can add to your experience with an electric powered golf cart or segway scooter to take you on a peaceful and scenic journey.



IT'S ALL ABOUT *Location*

SCHOOLS

- A** Delbra Orum Nichols-Wilma Elementary (PreK-5)
- B** Jackie Doucet Caffey Junior High School (6-8)
- C** Iowa Colony High (9-12)

MUSEUMS

- 1** Menil
- 2** Lone Star Flight Museum

COLLEGES & UNIVERSITIES

- 3** Alvin Community College
- 4** San Jacinto College South
- 5** Houston Community College
- 6** University of Houston

DAYCARE

- 7** Step by Step Learning Academy
- 8** Kiddie Academy
- 9** Primrose School
- 10** Silverline Montessori School

ENTERTAINMENT

- 11** Cinemark
- 12** Top Golf

FITNESS

- 13** 24 Hour Fitness
- 14** Orange Theory
- 15** Planet Fitness

GROCERY STORES

- 16** HEB
- 17** Aldi
- 18** Randalls
- 19** Costco

HOME IMPROVEMENT

- 20** The Home Depot

PARKS

- 21** Brazos Bend State Park
- 22** Houston Zoo

DINING

- 23** The Burger Barn
- 24** Jimmy Changas
- 25** BJ's Restaurant & Brewhouse
- 26** Gringo's Mexican Kitchen
- 27** Cracker Barrel

SHOPPING & MORE

- 28** Pearland Town Center
- 29** Target
- 30** Bass Pro
- 31** Academy
- 32** Manvel Town Center

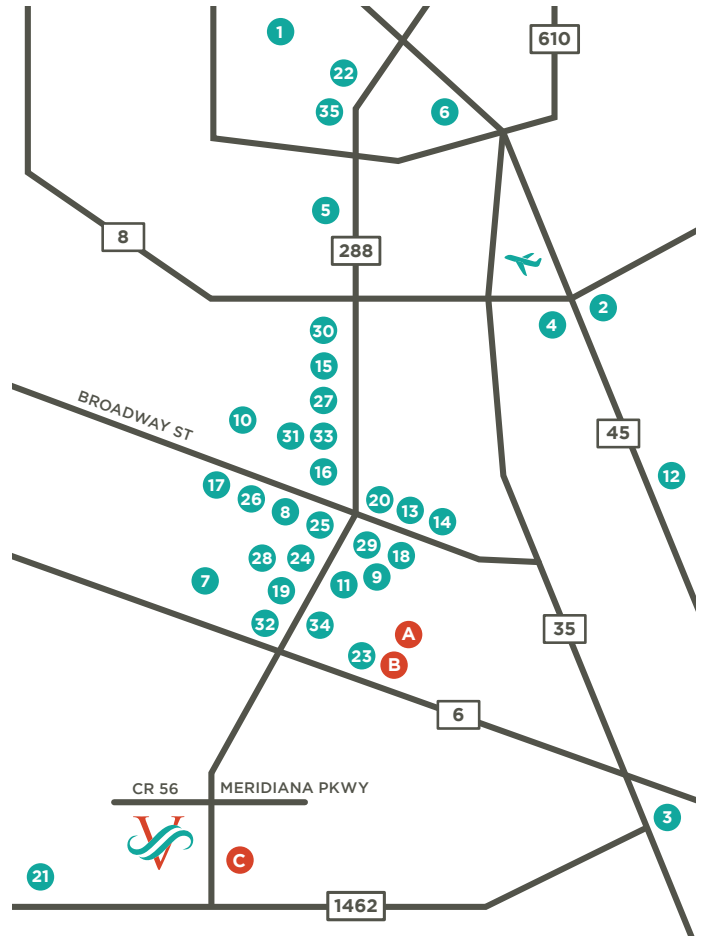
Coming Soon!

HOSPITALS & MEDICAL

- 33** Pearland Medical Center
- 34** Apt Urgent Care
- 35** Texas Medical Center



HOBBY AIRPORT



*Map not to scale. Locations are approximate.



SIERRA VISTA

New Homes High \$200s-\$500s



Learn more
about the developer

FIND YOUR
Dream Home



*Information contained herein is subject to change, correction, errors and omissions. 01/24

SierraVistaHouston.com

